



# SONDY POPE-ROBERTS

STATE REPRESENTATIVE  
79TH ASSEMBLY DISTRICT



February 9, 2012

Members of the Assembly Committee on Ways and Means

I would like to thank you, Chairwoman Kerkman, for accommodating our short timeframe and scheduling a hearing on Assembly Bill 536.

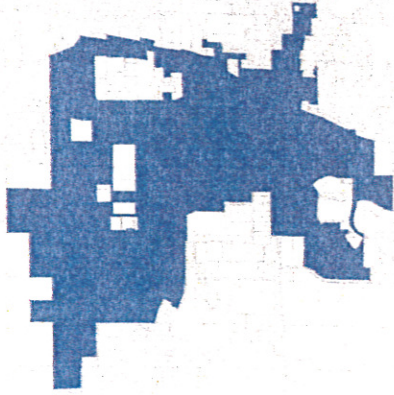
This bill was developed by the City of Middleton and the Department of Revenue to address an issue the city is having with one of its tax incremental districts (TID). The TID modification being sought through AB 536 will allow the district to extend the current life of TID number three to accommodate the interests of several employers who are looking to expand their operations within the TID's boundary. These expansions will amount to the creation of several hundred solid paying jobs and help bolster our local economy. Without an extension of this TID's life, the city does not have the ability to properly handle the development impacts, jeopardizing the potential projects.

Thank you again, Chairwoman Kerkman, for scheduling this hearing and fellow committee members for your time and attention to this matter. I will be happy to answer any questions you may have.

Sincerely,

Sondy Pope-Roberts  
State Representative  
79<sup>th</sup> Assembly District

# Middleton TIF #3 Boundary



LAKE MENDOTA

STATE CAPITOL





## OFFICE OF THE MAYOR

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CITY OF MIDDLETON  
7426 HUBBARD AVENUE  
MIDDLETON, WI 53562-3118

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WEB: [www.ci.middleton.wi.us](http://www.ci.middleton.wi.us)

**To: Members of the Assembly Ways & Means Committee**

**From: Mayor Kurt Sonnentag**

**Re: Support for the City of Middleton TIF Bill (AB 356)**

**Date: February 9, 2012**

On behalf of the City of Middleton, I am writing to convey my strong support for the legislation before you this morning. Middleton is in a fortunate and unique position to have 4 major employers seeking to expand in our community. The aforementioned employers include Spectrum, Electronic Theatre Controls and two companies (a biotech firm and a software developer) which wish to remain confidential. We've been in discussion with these companies from 3 months to one year in the case of Spectrum. In total, our estimate is that these 4 large employers could increase the high-tech and high salary employment of Middleton and the greater Madison area by about 500 over the next 4 years.

Due to the near expiration of our Tax Increment District #3 (2015 for expenditures and 2020 for debt service payoff), we are struggling to find the economic tools to accommodate all 4 major expansions in the next 3 years. The passage of AB 356, by allowing the extension of our TID #3 for 10 years, would allow the City to have all the tools it needs to assist these large employers with tough storm water management, soils surcharging and parking deficiency issues. The legislation would also enable the City to amend its boundary up to 3 additional times so that as we have sufficient tax increment we could also return tax base to our government partners of Dane County, the Middleton-Cross Plains Area School District and Madison College (MATC).

The City of Middleton urges your favorable consideration of this legislation to forge a strong partnership in economic development between the State of Wisconsin and our small city west of Madison. I especially wish to thank the bill's sponsors—Representatives Pope-Roberts, Roys & Kleefisch, as well as Senators Erpenbach, Risser & Grothman. Senator Erpenbach's office has been especially helpful in guiding us through this process.



★ Inspire ★ Challenge ★ Empower

To: Members of the Assembly Ways & Means Committee

From: Don Johnson, Superintendent  
Ellen Lindgren, School Board President

Re: Support for the City of Middleton TIF Bill (AB 536)

Date: February 9, 2012

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On behalf of the Middleton-Cross Plains Area School District, we are writing to convey our support of the City of Middleton's economic development initiatives as expressed through Assembly Bill 536. Our understanding of the bill is that it would enable the City of Middleton to extend its Tax Increment District #3 ten years beyond its statutory expenditure and termination timeframes.

Although the nuances of tax increment financing related to the state's school aid formula can create some difficulties for the District's financial planning, we have a strong partnership with the City of Middleton, and we believe their efforts to grow the local economy far outweigh any inconvenience in the District's financial planning. The City's initiative to grow the employment of our large local employers bodes well for the District's future enrollment of students as well as for the job prospects of our graduates. Improvements to the local economy always benefit the community, and improvements to the community benefit the School District as well.

In brief, we appreciate the Committee's interest in the District's thoughts on this matter, and we support the legislation before you to grow the local economy.

Don Johnson, Superintendent

Ellen Lindgren, Board President



February 8, 2012

RE: LRB-3841-2

The Board of Directors of the Middleton Chamber of Commerce, on behalf of its 600 member organizations, unanimously endorses the efforts of the City of Middleton to extend the life of its Tax Incremental District Number 3 for 10 years, via LRB-3841-2.

The City of Middleton has an incredible history of efficient and effective use of Tax Incremental Financing. Extending the life of TIF 3 will allow the City to continue to serve its citizens and the greater Dane County community well.

Sincerely,

A handwritten signature in black ink, appearing to read "Van W. Nutt", with a long horizontal line extending to the right.

Van W, Nutt  
Executive Director  
Middleton Chamber of Commerce



## Mike Davis

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**From:** Mike Petta <Mike.Petta@CapitolBank.com>  
**Sent:** Wednesday, February 08, 2012 4:39 PM  
**To:** Mike Davis  
**Subject:** LRB-3841/2

Mike,

Please use this email as evidence that Middleton Area Development Corporation (MADC) is in favor of Middleton's proposed LRB-3841/2 to extend the TID #3 by 10 years.

As President of Middleton Area Development Corporation, I have recently seen an uptick of interested new and existing businesses wanting to expand. I feel this legislation would offer those businesses a chance to still do that in TID #3 under an expanded TID period. With several years of a down economy, that was time lost for these expansions. This legislation can get part of that time back.

Best of luck in this regard.

Mike Petta  
President MADC

Mike Petta  
Market President  
Capitol Bank  
108 E. Verona Ave.  
Verona, WI 53593  
Office: 608-836-4320  
Fax: 608-845-0109  
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## OFFICE OF THE CITY ADMINISTRATOR & DIRECTOR OF COMMUNITY DEVELOPMENT

CITY OF MIDDLETON  
7426 HUBBARD AVENUE  
MIDDLETON, WI 53562-3118

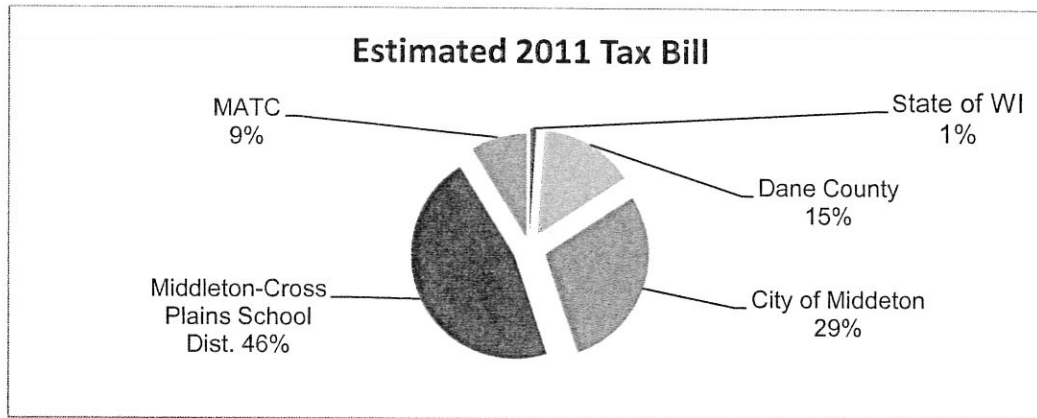
PH 608.821.8358 FAX 608.827.1057  
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### 2012 Estimates

<u>Major Employers in Middleton:</u>	<u>Employees</u>	<u>Prospective Growth</u>
UW Medical Foundation	650	
Springs Window Fashions	600	
*Expansion Prospect (Biotech)	650	100
*Electronic Theatre Controls, Inc.	550	100
American Girl, Inc.	547 f/t, 440 seasonal	
*Spectrum Brands	470	100
Bruce Company of Wisconsin, Inc.	500	
Humana	290	
Parts Now!	210	
Advertisers Press	140	
UW Provisions	110	
Gilson Inc.	100	
National Electrostatics	92	
*Expansion Prospect (Software)	86	200
Fristam Pump USA, LLP	80	
TDS Telecom	75	
Monsanto Co. – Agracetus	59	

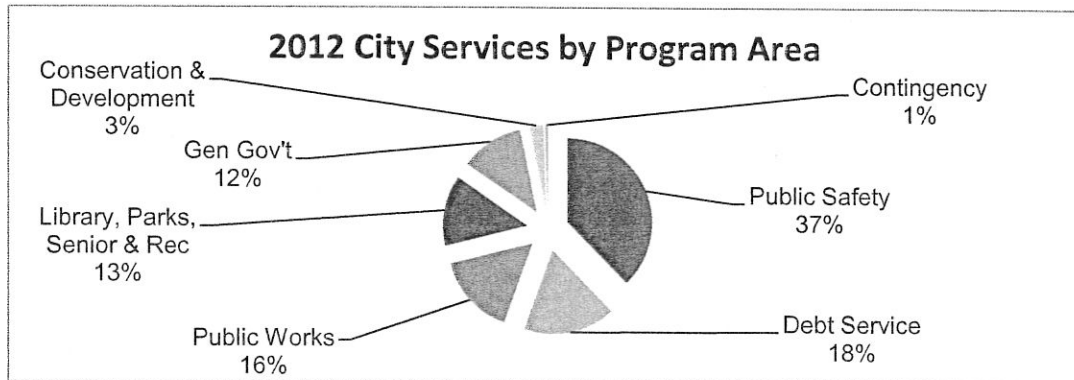
## BREAKDOWN OF ESTIMATED OVERALL 2011 TAX BILL

Each year when you receive your tax bill, you may wonder where your tax dollars go. Of your total property tax payment, 29% is used to pay for all City of Middleton-provided services, including the library. The chart below shows all entities in the Middleton taxing district:



## WHERE CITY DOLLARS ARE SPENT ON CITY SERVICES IN 2012

The following information should assist you in knowing what services are provided from your City of Middleton tax dollars.



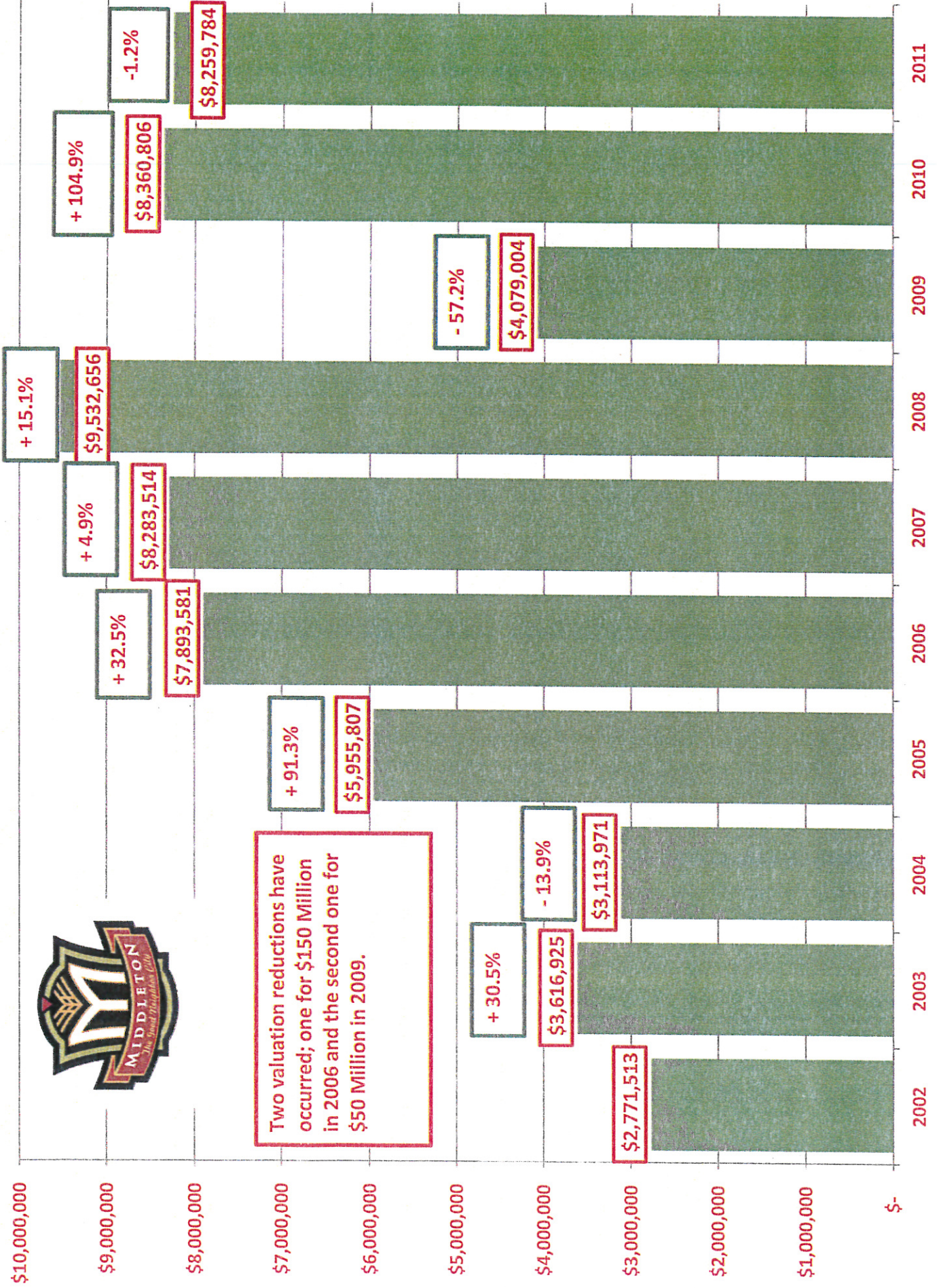
## MILL RATE COMPARISON 2011 TO 2010

TAX DISTRICTS	2011	2010	\$ DIFF	% DIFF
<b>CITY OF MIDDLETON</b>	<b>\$ 5.65</b>	<b>\$ 5.42</b>	<b>\$ 0.23</b>	<b>4.24%</b>
MIDDLETON/CROSS PLAINS SCHOOL DISTRICT	10.47	11.08	(0.61)	-5.51%
DANE COUNTY	2.89	2.80	0.09	3.21%
MADISON TECHNICAL COLLEGE	1.72	1.52	0.20	13.16%
STATE OF WISCONSIN	0.19	0.18	0.01	5.56%
<b>GROSS MILL RATE</b>	<b>\$ 20.92</b>	<b>\$ 21.00</b>	<b>\$ (0.08)</b>	<b>-0.38%</b>
SCHOOL LEVY TAX CREDIT	(1.45)	(1.43)	(0.02)	1.67%
<b>NET MILL RATE</b>	<b>\$ 19.47</b>	<b>\$ 19.57</b>	<b>\$ (0.10)</b>	<b>-0.53%</b>

Mill rate is the tax rate paid on every \$1,000 of assessed property value.



# CITY OF MIDDLETON - T.I.F. 3 - TAX INCREMENT HISTORY 2002 - 2011





1818 West Beltline Highway  
Madison, WI 53713  
(608) 833-2929, (608) 824-9020 (Facsimile)

February 8, 2012

**VIA EMAIL AND REGULAR MAIL**

State Representative Samantha Kerkman  
Chairperson, Assembly Ways and Means Committee  
Room 315 North  
State Capitol  
P.O. Box 8952  
Madison, WI 53708  
[Rep.Kerkman@legis.wisconsin.gov](mailto:Rep.Kerkman@legis.wisconsin.gov)

Re: LRB-3841/2

Dear Representative Kerkman:

I am writing to you as a representative of Livesey Company LLC and its affiliates. We understand that proposed legislation LRB-3841/2 may be considered by the Ways and Means Committee in the near future, possibly including a public hearing tomorrow, February 9, 2012. I am writing to express our strong support for this legislation, which would extend the ability of the City of Middleton (which is adjacent to Madison, in Dane County) to use tax increment financing (TIF) to support economic development in Middleton.

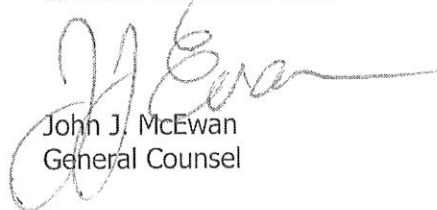
Livesey is a local real estate development company, which has developed substantial projects in Middleton for uses including health care, professional offices, hotels, restaurants and retail. We estimate that the projects we have developed in Middleton currently employ more than 750 people. Much of this development would not have been possible without TIF assistance from Middleton. We are now developing a new project in Middleton, the headquarters of Spectrum Brands, Inc., which will involve more than 500 full-time, high salary jobs (including 70 new jobs). This new project will not be possible without the enactment of the proposed TIF legislation.

We also consider ourselves a good corporate citizen of the Madison/Middleton area, and believe that this legislation will benefit all residents and business of the Middleton and surrounding areas by bringing needed economic development and jobs to the area.

For these reasons, we strongly support proposed legislation LRB-3841/2.

Very Truly Yours,

LIVESEY COMPANY LLC



John J. McEwan  
General Counsel

JJM/map